

REGULAR MEETING OF THE BOARD OF THE LYNNFIELD CENTER WATER DISTRICT

The regular meeting of the Board was held on Monday, October 22, 2018 at 6:30 PM in the cafeteria at the Lynnfield Middle School at 505 Main Street, Lynnfield. Present were Commissioners Chairwoman Constance Leccese, Richard Lamusta, Superintendent Kenneth Burnham, Treasurer James Alexander, Water Foreman Nick Couris, and Christine Smallenberger, Clerk of the Board and District Counsel Christopher Casey.

Chairwoman Leccese called the meeting called to order at 6:30 pm. Chairwoman Leccese introduced Angela Moulton, engineer from CDM Smith to members of the District in attendance (refer to the attached sign-in sheet).

Angela Moulton introduced herself as a civil engineer from CDM Smith who works with the District. The District and CDM have been working on options and alternatives for the ongoing issues. The board meets the 2nd and 4th Monday every month. These meetings are an open invitation to the public and you are always welcome to attend. The past several meetings we have gone over the various alternatives. Chairwoman Leccese said this has been the 4th time we have presented these informational sessions. We will continue these meetings in November. The posters are also on the website to view. One alternative is the addition of a greensand filter at the existing Glen Drive wellfield. It supplies nearly 40% of the water to the district. It will help remove manganese which causes the discolored water. The cost associated is shown in the green solid line. Some other alternatives are finding other supplemental water from outside water sources, tying into MWRA with a few different alternatives such as receiving supplemental water during high demand summer months or tying 100% to MWRA. We are estimating annual water rates could rise closer to \$1,000. It could be years before tying into MWRA with these alternatives. Chairwoman Leccese said the District is investigating tapping into MWRA as a supplemental source; we are working on the feasibility study. The cost for the Greensand Filter Treatment Plan is estimated to cost \$4.5 to 6 million. The red line on the graph is for 100% tie in to MWRA and includes the construction costs associated with putting in new pipeline, pump station, capital costs and MWRA tie-in fee. Essentially you will pay to play to tie into MWRA.

A ratepayer asked if we can sell the land the district owns to fund the project. Superintendent Burnham said the land was taken by eminent domain and along with it all the rules and regulations. It is difficult to sell it. We might have to give it back to conservation; most of the land is utilized right now and we have potential wells that haven't been drilled yet. Another ratepayer inquired if other municipalities had tied into MWRA. Superintendent Burnham said yes but the water has to be studied some more.

Most communities that have rockwells end up with this problem because of the iron and manganese in the water. The District needs the greensand filter. There are no additional chemicals to take iron and manganese out. The greensands are backwashed and go into a lagoon and the water is pumped out to the natural environment.

A ratepayer asked if the water bans are specific to all of Lynnfield. Angela Moulton responded the water bans does not affect the entire town just the District. The water bans come directly from the Massachusetts Department of Environmental Protection (MassDEP), not specifically from the board. It is regulated and mandated by the MassDEP because of the watershed. The Ipswich River Basin is a stressed basin that several surrounding communities pull water from. We do not pull all our water from the Ipswich River Basin. We also pull from the North Coastal Basin. Because we pull from 2 basins we can meet demands. Adding the treatment plant will bring increased quality not increased quantity. The filter will also help us to expand drilling for more wells. There is the ability to get additional well sites and with the treatment plant we can actively pursue new sites. We have plenty of water to meet demand, it is the summer months due to increased use and the ban that we need to supplement. South Lynnfield isn't impacted by the bans. There are 4 wells at Phillips Road that are active and we are looking at additional wells to see if we can get an additional supply of water. We have 4 or 5 potential wells in the Glen Drive area that have not been drilled yet and will be done in the future. The taxes have remained fairly stable and we reinvest it back in the system. All water revenue raised does not go to the town it goes back into the water system. We have 8 active artesian wells; they are all in different aquifers. Each well has to be its own source and doesn't interfere with each other.

Angela Moulton responded to a question regarding turning off Glen Drive; we pull from different aquifers and we can't get the same volume from Main Street. Glen Drive happens to be the larger water producers at 40% and 40% from Phillips Rd. These big water producers are from 2 different locations. The 1 well we are looking at on Phillips Road is in the North Coastal Basin. Four wells at Glen Drive is in the restricted basin, the Ipswich River Basin. We are looking to augment our supply during summer months because we can't sustain the large demand during the summer. In the summertime we pump over a million; it goes on the lawn and people don't adhere to the limited ban. People in the District want to water. The 4 additional wells won't alleviate the problem with supplementing water. We are talking about swinging valves and other sources.

A ratepayer asked if we are looking at MWRA. Chairwoman Leccese said we are looking at a feasibility study to supplement our water supply with MWRA. The greensand filter will improve drinking water and enable us to drill for more wells. The board feels we would be doing the community a disservice moving to MWRA. There are pros and cons and the board believes our quality of water is better. The board feels it is the best option for today and for the future. You will receive a pamphlet that describes the cost parameters, the options and why we are recommending the greensand filter.

A ratepayer asked what is the cost associated with drilling another well. Superintendent Burnham said it costs around \$15,000 to \$20,000 to build a well; well under a million dollars. The board is pushing for the greensand filter and for augmenting our water supply for the summer months.

A ratepayer asked if we put in the greensand filter does that cover all our wells. Superintendent Burnham said we have a gravel pack well near the golf course and the level is low so we could drag a pipeline to that site from the treatment plant.

Mrs. Rauseo stood up to address the board saying: you said we would run out of water, either conserve or find new water. Chairwoman Leccese responded we never said we would run out of water. Angela Moulton explained that there was some miscommunication. The Ipswich River study that was done specifically states if the District expanded the population for the next 20 years you could run out of water. Every year CDM does a report and the District increases in the single digits so it is not a possibility of running out of water. Chairwoman Leccese said should we need a supplemental source it would be the new wells or supplementing through the MWRA. Mrs. Rauseo asked is the cost the same for the constructing and buying in. Superintendent Burnham said the most economical option is moving forward with the greensand filter and augmenting the water supply in the summer. The Town of Lynnfield isn't growing at 5% per year. The golf course is not in the water district and the people would have to vote them in. We would need more pipes, we would swing valves to South Lynnfield. We are interconnected with North Reading, Wakefield, and South Lynnfield. We are not interconnected with Peabody. The idea of supplementing our supply will take care of the foreseeable future and we won't grow by 5% every year.

A ratepayer asked what is in the foreseeable future provided the wells remain productive. Angela Moulton said adding wells are not a new alternative, the District is always looking for new well sites and constantly monitoring the wells for quantity and quality. Looking for other well sites is part of their ongoing operations and maintenance.

Mrs. Lopez asked will conservation through a tier rate structure penalize the higher rate users. Chairwoman Leccese said we encourage conservation but even with our current rate structure we have enough water. Angela Moulton said the graph shows the rate structure. MWRA has a different rate structure and it increases 4% per year. Chairwoman Leccese said we are looking at different loans. Angela Moulton further responded if we get a government loan it could lower the cost.

Chairwoman Leccese made a motion to open a Warrant for a Special District Meeting to be held on Dec. 10, 2018. The motion was seconded and approved at 7:11 PM.

A ratepayer asked how does the process work with respect to the Special District Meeting. Attorney Casey responded no quorum is required. Mrs. Lopez said we are welcome to attend your meetings but there has been no published agenda and now you are going to talk about opening a warrant. Chairwoman Leccese responded they may be our board meetings but they are always public meetings. Chairwoman Leccese agreed to publish the agenda online and further mentioned the District will be sending the mailer to the ratepayers the week of October 29, 2018. We will post it in the paper, District's website, the community Facebook, and the District's Facebook. The District is using every possible way to send the message to the District. Chairwoman Leccese said the District board meets the second and fourth Monday of every month and is open to all ratepayers. We will put the agenda on our website and anyone can choose to attend. It is subject to open meeting laws responded Attorney Chris Casey. Angela Moulton said it is listed on the annual quality report.

Chairwoman Leccese made a motion to post all board meetings via the website, media and the newspapers. The motion was seconded and approved. The board changed the November 5,

2018 meeting to November 7, 2018 because the board is meeting with South Lynnfield Water District's Board of Water Commissioners.

The greensand filter treatment plant will be on the warrant. We are not recommending 20% for MWRA. We are expecting the new greensand filter can be up and running in 2020. With respect to the multiple MWRA options, there is a permit process to obtain MWRA water and the process is shown in yellow on the graph. We will need to perform a hydraulic evaluation to South Lynnfield's infrastructure. There is an analysis that needs to happen and after that is completed, will be the permit process with the state, MassDEP and MWRA with an anticipated 2 years once the study is finished. Once approved, we could start design and construction and infrastructure improvements to tie into the Districts water system and the earliest to tie in and be online would occur between 2022 and 2024; this includes swinging the valve option for augmenting. Even though we are already connected underground, there are pipes that tie 2 systems together with closed valves. If somehow you needed to pull water for emergencies the pipes are connected but that is for an emergency only. The hydraulic analysis is done for augmenting. A ratepayer asked in order to start the analysis do we need to vote for this. Superintendent Burnham responded we have utilized money to get this project moving ahead but we need to vote to appropriate money for this; the people had voted in the past and we are utilizing this fund. South Lynnfield wants \$100,000 to look at their infrastructure to see if they can give us water. If we can't utilize them after we do the study, we would have to go back to Saugus for the MWRA pipeline because Peabody backed out of the deal. If we have to build the pipeline by way of going back to Saugus, you might as well go 100% which is approximately \$20 million.

A ratepayer said we are taking a fragmented approach and should be studying upgrading our water mains. I haven't seen a single fragment change in 15 years that should be changed every 10-15 years, we are not addressing our water main pipes. The ratepayer wants to see a whole program that addresses the water mains and doesn't want to pay \$6 million for good water that can't get to our homes. Superintendent Burnham said we flushed the area where it had discoloration, the Apple Hill area. The ratepayer feels as a District we deserve the whole picture. While he appreciate the efforts, before we invest at this level we deserve the whole picture to make all the problems go away. Chairwoman Leccese said we are experiencing discolored water. The ratepayer said the District can't meet demand in summertime; your job is to supply the District with water. Superintendent Burnham responded that we can handle the volume. We pump 1 million gallons right now; our problem is replacing the supply. The town won't grow size wise. The pipes are in excellent condition. If we take less from the Ipswich River Basin and take some from the MWRA, then we could remove the ban.

Superintendent Burnham said do we want the people to wait? Mrs. Lopez responded I can't wait.

Angela Moulton responded the greensand filter is the fastest option online for 2020 while we still consider supplementing with MWRA. Chairwoman Leccese said the greensand plant will help supply the entire community not just the 40 houses affected. Mr. Zaheer responded: I don't think people are educated enough and need to have a quorum to be present for a vote.

Foreman Couris responded saying we have been tracking water complaints and the issue has come to light on Lowell Street, Chestnut Street, North Hill, and Apple Hill. We had 80-90 complaints from 40-50 households in the last 5 to 6 months. Mrs. Lopez remarked lots of people are silently suffering or installing filters. The complainers are going to go down if they install filters.

Mr. Almy asked do you have a capital plan; it should be posted on the web. Angela Moulton responded that CDM and the District looked at capital improvements. The District has relatively new pipes for a water system. All water main lines are cement lined. Our distribution study didn't show a critical issue for water main replacement and was more on pumps and tanks.

The life span for cement lined pipes can be sent to a metallurgical lab and tested. Some have life spans over 100 years. Generally you may replace 1% every year. The District started in 1939 and more development occurred in the 1950's and 1970's and all of District is cement lined. Most of the growth occurred in the 1960's and 1970's.

Mrs. Lopez said these are water consumption charges but it doesn't address the tax rate. The District is trying to push more on the consumer usage and keep the taxes low. The higher tiers above the 77,000 average will have those ratepayers pay the higher rates through consumption. A ratepayer asked how the water rates compare to other communities. Angela Moulton responded the District's rates are one of the lowest on the state. Superintendent Burnham said MassDEP has told us numerous times our rates are too low and we need to raise the rates.

Mr. Almy said the data shows the iron and manganese has increased, is it showing up in wells and do you have a sense of how the numbers can grow. Superintendent Burnham said we know what each well produces and adjusted those with higher levels by lowering them and increased the lower levels manganese produced wells. The levels steadily increased slowly over the last 20 years but are in a safe area. What is the upper level that the greensand filter can handle? Angela Moulton doesn't know the exact level but can check. Phillips Road had a greensand filter installed when we saw elevated levels and over the past 5 years has developed pristine water. We used funding for the Phillips Road greensand filter through farms home administration. The ratepayers paid some of it and the District got low interest grants. We already applied for some of these grants in August and had talked to a State Senator. MWRA has a program for an interest free loan. In 2010 construction started on Phillips Rd greensand filter plant and went online in 2013. The grant received was significant.

Angela Moulton clarified the rates would go up with the greensand filter approximately to \$500, with MWRA it would go up to approximately \$1000. If you tied directly to MWRA there is a higher capital cost installing pipe by tying to the last MWRA location (Saugus). The benefit is a direct supply to MWRA.

Superintendent Burnham said the District has already negotiated a valve at Moulton drive when Peabody was looking at MWRA and we would only pay for 2500 feet. If South Lynnfield pumps are capable and we can push 20% through South Lynnfield we have to do the study. Superintendent Burham said we need to get the problem fixed and there is no real need to do this MWRA at this time. The board's opinion is to build a greensand filter and analyze what we

need presently and in the future. We doubt we would have to go MWRA in the future and wouldn't have to invest any more money. South Lynnfield has an 8 inch main and we have a 12 inch to Huckleberry tank. The engineering has been done in the past. All these issues were addressed in the past from our engineers. Mr. Zaheer said the taxation of \$600 we pay is not included. Chairwoman Leccese said we will put on the mailer what South Lynnfield pays and what the District is overall. Other communities pay over \$1000 for water for MWRA. Mr. Zaheer said we need to postpone this vote and should have a quorum. Attorney Casey responded the commissioners are proposing a plan. The obligation of the District is to vote for or against it. Mrs. Lopez said you have 19 people out of 2200 homes here; people don't know about this issue. Attorney Casey said the vote has been set up on the statute since 1939. Mrs. Lopez said if you have no issue in the house and don't get the newspaper and you aren't on Facebook you have zero clue as to what is going on. I don't think there is enough time when you get the mailer. Chairwoman Leccese said they will have several weeks to review the mailer and ask questions. Mrs. Lopez said it is so complicated and we don't understand what you presented and it feels rushed. Maybe because there is no quorum. Mr. Zaheer said we aren't ready for Dec. 10th and why are we rushing this. The mailer will be mailed to everyone and includes the options cost, timing, pictures of greensand filter. Mrs. Rauseo asked about the lifespan. Angela Moulton said some of the mechanical parts will need to be replaced and has a 20-40 year range of the greensand filter treatment plant. This is the same as the water storage tanks; every few years the tanks are inspected and every 5-10 years they are drained and cleaned. Part of the budget is maintaining the components.

A ratepayer asked what the exact vote is for. The vote is just for the greensand filter. At regular board meetings you can ask questions.

A ratepayer asked if we can put the capital plan on the website. Superintendent Burnham said as far as capital improvements go we present at every Annual Meeting. We fund these all the time and we put money aside to replace pipe lines, valving and tanks. It spells out the whole financial package. That's why we had some money to do studies with the MWRA and looking to the future to spend without having an impact. We will have a robot dive in the tanks – we can spell that out for capital improvement long range plans.

Some ratepayers wanted to make a motion but were told they cannot make a motion. Attorney Casey remarked the ratepayers only vote at an Annual or Special District Meeting. You are just 1 vote and you can vote against it or not. If it doesn't pass, the District will continue investigating MWRA and offer the filter rebate. Plan B is to continue flushing if water is available. The District will continue to flush and will flush again in the spring or in the winter if we can. Mrs. Lopez asked will we make a refinement to bring back to vote. Superintendent Burnham said he wants to bring it back to the District because it is 40% of the system. Mrs. Lopez said we are going to have lots of people who don't want to spend the money but you can't flush in the summer. Superintendent Burnham said the Town of Topsfield took 3 years to get the treatment plant and finally on the third vote got enough people to vote it through. Topsfield's plant will be on-line in March and is same type of plant we want to build.

Mrs. Lopez said I don't believe you had a capital plan and the only reason we are here is because we threw a fit in May. The problem was known 5 years ago and now we have a crash course on the options and are having a hard time feeling comfortable with this vote. Mrs. Rauseo says you need to give us a Plan B. Superintendent Burnham said the only option is the greensand filter. We are also working with MWRA on studying augmenting the District's water supply. It is 2 separate things. There will be 1 item on the warrant: the greensand filter.

Attorney Casey will clarify who is registered to vote at the Special District Meeting.

We will post the agenda and the minutes of the board meetings. A suggestion to post on the patch was mentioned as well. Mrs. Lopez said she would volunteer to review the mailer before it is sent out.

For construction, there will be just a building and the filters, there will be no new towers. Nothing will change on Wing Road, for the capital plan it's a normal 10 year plan. Some people in King James Grant area had put in booster pumps. We looked at upper Chestnut Street and negotiated with a core of army engineers it wouldn't improve the pressure. We adjust the pumps to keep it above a certain amount that provides your pressure.

The board thanked all those in attendance for their time and the ratepayers took their leave of the meeting at 8:27 PM.

The board discussed adding a comparative rate structure to other communities and the Warrant language in the mailer.

Chairwoman Leccese made a motion to put an addendum on the water filter rebate form that an account has to be paid in full and in good standing to receive the rebate. The motion was seconded and approved.

Chairwoman Leccese made a motion to approve Superintendent Burnham's retirement. The motion was seconded and approved.

Chairwoman Leccese made a motion to approve a 40 hour per week clerk position to begin on January 14, 2019. Superintendent Burnham wanted to postpone the position but ultimately the board seconded and approved the motion.

Chairwoman Leccese said the Superintendent Job description is being worked on and will get it finished within the next couple of weeks. Foreman Couris and Office Manager Smallenberger will work on the clerical job description. Chairwoman Leccese went on water works site to get a professional job description and Superintendent Burnham said CDM will be involved in the search.

Foreman Couris said the District used 950,000 gallons in 14 days for the flushing program. The customer complaints were limited to low pressure or no pressure. The hydrant on Rockwood Road was repaired and put back in service, there was no police report. The results for 555 Lowell Street and 23 West Tapley came back; 555 Lowell Street results were slightly elevated.

A motion was made to approve the minutes of the October 9, 2018 board meeting. The motion was seconded and approved.

Chairwoman Leccese made a motion that was approved and the meeting adjourned at 8:51 pm.

Respectfully submitted,